013.0	0004	0009.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	942,900 / 942,900
					USE VALUE:	942,900 / 942,900
					ASSESSED:	942,900 / 942,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
6	-6A	WHITE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	MARTIN KATHLEEN J &
Owner 2:	MARTIN DAVID A
Owner 3:	
Street 1:	6 WHITE ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	MARTIN KATHLEEN/TRUSTEE -
Owner 2:	CAROL A MARTIN TRUST -
Street 1:	6 WHITE ST
Twn/City:	ARLINGTON
St/Prov:	MA Cntry
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .113 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1926, having primarily Vinyl Exterior and 2817 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4938.000	483,700	4,700	454,500	942,900
Total Card	0.113	483,700	4,700	454,500	942,900
Total Parcel	0.113	483,700	4,700	454,500	942,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 334.72 /Parcel: 334.72

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 10320

GIS Ref

GIS Ref

Insp Date 10/05/17

!1277!

PREVIOUS ASSESSMENT

Parcel ID 013.0-0004-0009.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	483,700	4700	4,938.	454,500	942,900		Year end	12/23/2021
2021	104	FV	461,600	4700	4,938.	454,500	920,800		Year End Roll	12/10/2020
2020	104	FV	461,700	4700	4,938.	454,500	920,900	920,900	Year End Roll	12/18/2019
2019	104	FV	358,600	4700	4,938.	482,900	846,200	846,200	Year End Roll	1/3/2019
2018	104	FV	358,600	4700	4,938.	352,200	715,500	715,500	Year End Roll	12/20/2017
2017	104	FV	336,300	4700	4,938.	306,800	647,800	647,800	Year End Roll	1/3/2017
2016	104	FV	336,300	4700	4,938.	261,300	602,300	602,300	Year End	1/4/2016
2015	104	FV	299,500	4700	4,938.	255,700	559,900	559,900	Year End Roll	12/11/2014

PRINT

Date	Time
12/29/21	19:47:16

LAST REV

Date	Time
11/13/19	14:36:32
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 1277

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MARTIN KATHLEEN	64658-81		12/15/2014	Convenience	100	No	No		
MARTIN WILLIAM	54013-338		12/18/2009	Family	100	No	No		
MARTIN WILLIAM	43178-170		8/30/2004	Family	100	No	No		
	11715-168		7/3/1969		29,500	No	No		N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/27/2019	977	Re-Roof	12,800	C				
4/25/2017	465	Redo Bat	10,000	C				
10/4/2004	1073	Re-Roof	7,400					

ACTIVITY INFORMATION

Date	Result	By	Name
10/5/2017	MEAS&NOTICE	BS	Barbara S
4/6/2009	Inspected	163	PATRIOT
10/25/1999	Inspected	267	PATRIOT
9/28/1999	Mailer Sent		
9/28/1999	Measured	163	PATRIOT
10/1/1981		TF	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4938		Sq. Ft.	Site		0	80.	1.15	1									454,513						454,500	

USER DEFINED

Prior Id # 1:	10320
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Total AC/HA:	0.11336	Total SF/SM:	4938	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	454,513	Spl Credit		Total:	454,500

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	13 - Multi-Garden		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	2	Total:	2
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1926	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	5 - Steam		
# Heat Sys:	2		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	2	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	2	Rating:	Average
A Kits:		Rating:	
Frpl:	2	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV	- Average	31. %
Functional:			%
Economic:			%
Special:			%
Override:			%
		Total:	31 %

CALC SUMMARY

Basic $ / SQ:	180.00
Size Adj.:	1.07134831
Const Adj.:	0.97029907
Adj $ / SQ:	187.115
Other Features:	116500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	701081
Depreciation:	217335
Depreciated Total:	483746

COMMENTS

RESIDENTIAL GRID

1st Res Grid | Desc: Line 1 | # Units 2

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals | RMs: 12 | BRs: 4 | Baths: 2 | HB

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
2	6	2	
Totals			
2	12	4	

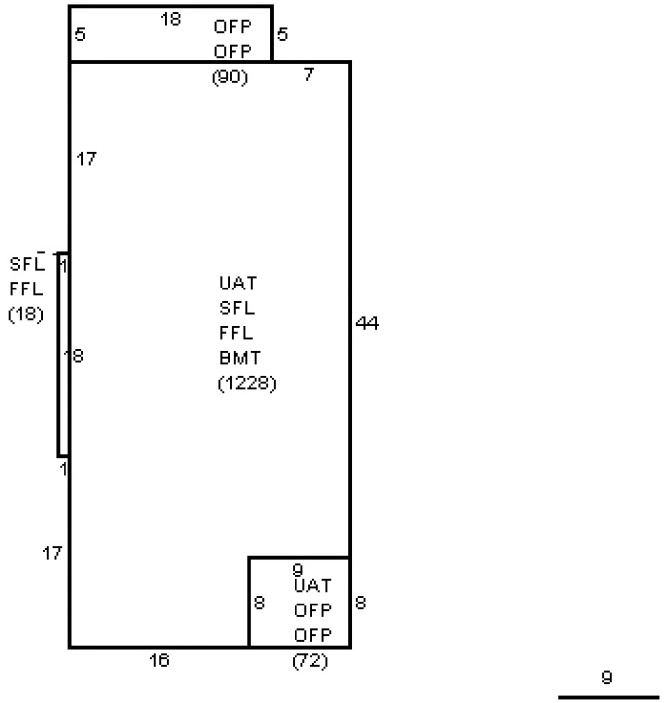
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ: | AvRate: | Ind.Val

Juris. Factor:		Before Depr:	187.12
Special Features:	0	Val/Su Net:	110.71
Final Total:	483700	Val/Su SzAd	194.10

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,246	187.120	233,145
SFL	Second Floor	1,246	187.120	233,145
BMT	Basement	1,228	56.130	68,933
UAT	Upper Attic	325	130.980	42,569
OFP	Open Porch	324	20.950	6,788

Net Sketched Area: 4,369 | Total: 584,580

Size Ad 2492 | Gross Area 5344 | FinArea 2817

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
UAT	100	FLA	100		

MOBILE HOME

Make: | Model: | Serial # | Year: | Color:

SPEC FEATURES/YARD ITEMS

PARCEL ID 013.0-0004-0009.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	18X20	A	AV	1926	21.94	T	40	104			4,700			4,700

More: N | Total Yard Items: 4,700 | Total Special Featues: | Total: 4,700

IMAGE

AssessPro Patriot Properties, Inc